

097.0

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Map

Block

Lot

1 of 1

CARD

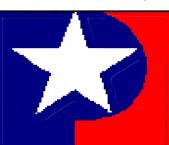
ARLINGTON

Total Card / Total Parcel

1,547,850 / 1,547,850

USE VALUE: 386,963 / 386,963

ASSESSED: 386,963 / 386,963



PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	OLD MYSTIC ST, ARLINGTON

OWNERSHIP

Unit #: _____

Owner 1:	WINCHESTER COUNTRY CLUB
Owner 2:	
Owner 3:	

Street 1: 468 MYSTIC ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: _____ Own Occ: N

Postal: 02474 Type: _____

PREVIOUS OWNER

Owner 1: _____

Owner 2: _____

Street 1: _____

Twn/City: _____

St/Prov: _____ Cntry: _____

Postal: _____

NARRATIVE DESCRIPTION

This Parcel contains 111,078 Sq. Ft. of land mainly classified as 61B-Golf

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
805	61B-Golf		43560		Sq. Ft.	Site		0	70.	0.50	4									1,524,600		0.25			381,150		
805	61B-Golf		1.55		Acres	Recreational		0	15,000.	1.00	4									23,250		0.25			5,813		

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
805		111078.000			386,963	386,963			63264
							GIS Ref		
							GIS Ref		
							Insp Date		
							09/27/18		

PREVIOUS ASSESSMENT

Parcel ID								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	805	FV		0	111,078.	1,547,850	1,547,850	386,962 Year End Roll
2019	805	FV		0	111,078.	1,547,850	1,547,850	386,962 Year End Roll
2018	805	FV		0	111,078.	1,330,050	1,330,050	332,512 Year End Roll
2017	805	FV		0	111,078.	1,242,930	1,242,930	310,732 Year End Roll
2016	805	FV		0	111,078.	1,068,690	1,068,690	267,172 Year End
2015	805	FV		0	111,078.	959,790	959,790	239,947 Year End Roll
2014	805	FV		0	111,078.	890,094	890,094	222,523 Year End Roll
2013	805	FV		0	111,078.	849,801	849,801	212,450

SALES INFORMATION

TAX DISTRICT			PAT ACCT.		
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
	10458-213		2/5/1964		No No N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
9/27/2018		Meas/Inspect							PH	Patrick H		
3/16/2009		Meas/Inspect							197	PATRIOT		
1/1/1919												

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/

EXTERIOR INFORMATION			BATH FEATURES			COMMENTS			SKETCH																
Type:			Full Bath:	Rating:																					
Sty Ht:			A Bath:	Rating:																					
(Liv) Units:		Total:	3/4 Bath:	Rating:																					
Foundation:			A 3QBth:	Rating:																					
Frame:			1/2 Bath:	Rating:																					
Prime Wall:			A HBth:	Rating:																					
Sec Wall:		%	OthrFix:	Rating:																					
Roof Struct:			OTHER FEATURES			RESIDENTIAL GRID																			
Roof Cover:			Kits:	Rating:		1st Res Grid	Desc:	# Units:																	
Color:			A Kits:	Rating:		Level	FY LR DR D K FR RR BR FB HB L O																		
View / Desir:			Frl:	Rating:		Other																			
GENERAL INFORMATION			WSFlue:	Rating:		Upper																			
Grade:			CONDO INFORMATION			Lvl 2																			
Year Blt:		Eff Yr Blt:	Location:			Lvl 1																			
Alt LUC:		Alt %:	Total Units:			Lower																			
Jurisdct:		Fact:	Floor:			Totals	RMs:	BRs:	Baths:	HB															
Const Mod:			% Own:			REMODELING			RES BREAKDOWN																
Lump Sum Adj:			Name:			Exterior:	No Unit	RMS	BRS	FL															
INTERIOR INFORMATION			DEPRECIATION			Interior:																			
Avg Ht/FL:			Phys Cond:		0.0 %	Additions:																			
Prim Int Wall			Functional:			Kitchen:																			
Sec Int Wall:		%	Economic:			Baths:																			
Partition:			Special:			Plumbing:																			
Prim Floors:			Override:			Electric:																			
Sec Floors:		%	Total:		0 %	Heating:																			
Bsmnt Flr:			CALC SUMMARY			General:																			
Subfloor:			Basic \$ / SQ:																						
Bsmnt Gar:			Size Adj.:	1.00000000		COMPARABLE SALES			SUB AREA																
Electric:			Const Adj.:	16.00000000		Rate	Parcel ID	Typ	Date	Sale Price															
Insulation:			Adj \$ / SQ:																						
Int vs Ext:			Other Features:	0																					
Heat Fuel:			Grade Factor:																						
Heat Type:			NBHD Inf:	1.00000000																					
# Heat Sys:			NBHD Mod:																						
% Heated:		% AC:	LUC Factor:	1.00																					
Solar HW:		Central Vac:	Adj Total:	0																					
% Com Wall		% Sprinkled:	Depreciation:	0																					
MOBILE HOME			Deprecated Total:	0																					
SPEC FEATURES/YARD ITEMS			WtAv\$/SQ:																						
Code	Description	A Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	Net Sketched Area:	Total:	SUB AREA DETAIL						
More: N	Total Yard Items:											PARCEL ID				097.0-0001-0001.0				Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
Total Special Features:																									
Total:																									
IMAGE																		AssessPro Patriot Properties, Inc							
																									